RECORDER

2023-526578

08/17/2023 02:38 PM TOTAL FEES: 25.00 BY: JAS

PG #: 2 RECORDED AS PRESENTED

STATE OF INDIANA LAKE COUNTY ILED FOR RECORD GINA PIMENTEL RECORDER

RECORDED AS PRESENTED DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

PG #: 2

Aug 17 2023 SLG PEGGY HOLINGA-KATONA LAKE COUNTY AUDITOR

> Property Number: 45-03-27-131-003.000-024

Tax Mailing Address: 1433 S BROAD ST GRIFFITH IN 46319-3211

WARRANTY DEED

THIS INDENTURE WITNESSETH that Michael H. Chavis and Rene Chavis, Grantors, of Lake County, in the State of Indiana, Convey and Warrant to

Region Home Buyers LLC.

Grantee, of Lake County, in the State of Indiana, for the sum of ten dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate located in Lake County, in the State of Indiana:

Lot 3 in Block 5 in Prairie Park Unit No. 1, in the City of East Chicago, as per plat thereof, recorded in Plat Book 35, page 7, in the Office of the Recorder of Lake County, Indiana.

Commonly known as:

4209 Elm Street East Chicago, IN 46312

SUBJECT TO the terms, covenants conditions, restrictions and limitations of any instrument of record affecting the use or occupancy of said real estate; roads and highways; streets and alleys; limitations by sences and/or other established boundary lines; ditches and drains; easements; zoning, building and subdivision control ordinances and amendments thereto; special assessments, if any, and real estate taxes for the year 2023 payable in 2024 and thereafter.

IN WITNESS WHEREOF, Michael H. Chavis and Rene Chavis have executed this

WARRANTY DEED on this day of August, 2023.

(Warranty Deed - GITC File No. IN017035 - Page 1 of 2)

No Sales Disclosure Needed Sep 27 2023 By: FGR Office of the Lake County Assessor

M017035

Greater Indiana Title Company

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER Sep 27 2023 BDD

> PEGGY HOLINGA-KATONA LAKE COUNTY AUDITOR

** CW THIS DOCUMENT IS BEING RE-RECORDED TO PROTECT THE CHAIN OF TITLE

NOT AN OFFICIAL DOCUMENT

State of Indiana

County of Lake

SS:

number in this document, unless required by law. Chris Fox

Indiana Title Company commitment no. IN017035.

I affirm, under the penalties for perjury, that I have taken reasonable care to reduct each Social Security

This instrument was prepared by Chris Fox, Attorney at Law, Indiana License #19091-64; Address: 516
East 86th Avenue, Merrillville, IN 46410-6213 (Phone: 219/791-1520; Fax: 219/791-9366); referencing Greater

Before me, the undersigned Notary Public in and for said County and State, personally appeared

(Warranty Deed - GITC File No. IN017035 - Page 2 of 2)

GRIFFITH IN 46319-3211